

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Fort Bend County**

State: **TX**

PJ's Total HOME Allocation Received: **\$6,381,227**

PJ's Size Grouping*: **C**

PJ Since (FY): **1994**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
				PJs in State:	37	
<u>Program Progress:</u>						
% of Funds Committed	79.73 %	89.90 %	33	92.82 %	5	3
% of Funds Disbursed	70.38 %	80.44 %	33	82.38 %	12	8
Leveraging Ratio for Rental Activities	0	3.97	23	4.55	0	0
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	86.84 %	1	80.69 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	0.00 %	59.30 %	35	67.01 %	0	0
<u>Low-Income Benefit:</u>						
% of 0-50% AMI Renters to All Renters	100.00 %	70.51 %	1	79.23 %	100	100
% of 0-30% AMI Renters to All Renters***	62.16 %	37.19 %	8	44.47 %	75	81
<u>Lease-Up:</u>						
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	95.69 %	1	93.93 %	100	100
<u>Overall Ranking:</u>			In State:	26 / 37	Nationally:	19 16
<u>HOME Cost Per Unit and Number of Completed Units:</u>						
Rental Unit	\$13,976	\$13,659		\$24,984	37 Units	12.40 %
Homebuyer Unit	\$6,891	\$9,177		\$14,192	153 Units	51.30 %
Homeowner-Rehab Unit	\$24,537	\$29,315		\$20,036	73 Units	24.50 %
TBRA Unit	\$2,296	\$3,638		\$3,164	35 Units	11.70 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Fort Bend County TX

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$13,976	\$81,501	\$26,006
State:*	\$48,078	\$57,886	\$32,291
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.71

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	40.5	19.0	31.5	48.6
Black/African American:	29.7	25.5	39.7	37.1
Asian:	0.0	2.6	0.0	0.0
American Indian/Alaska Native:	0.0	0.7	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	2.7	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	2.0	0.0	0.0
Asian/Pacific Islander:	0.0	1.3	0.0	0.0

ETHNICITY:

Hispanic	27.0	49.0	28.8	14.3
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HOUSEHOLD SIZE:

1 Person:	81.1	8.5	42.5	48.6
2 Persons:	18.9	15.0	23.3	11.4
3 Persons:	0.0	19.0	12.3	20.0
4 Persons:	0.0	35.9	11.0	11.4
5 Persons:	0.0	14.4	8.2	8.6
6 Persons:	0.0	5.2	1.4	0.0
7 Persons:	0.0	1.3	0.0	0.0
8 or more Persons:	0.0	0.7	1.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	0.0	10.5	20.5	97.1
Elderly:	100.0	1.3	45.2	0.0
Related/Single Parent:	0.0	32.0	17.8	2.9
Related/Two Parent:	0.0	54.9	16.4	0.0
Other:	0.0	1.3	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.7 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	100.0	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state



** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Fort Bend County State: TX Group Rank: 19
(Percentile)
State Rank: 26 / 37 PJs Overall Rank: 16
(Percentile)
Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	0	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	3.55	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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